



IT IS ORDERED as set forth below:

Date: April 1, 2019

Wendy L. Hagenau

**Wendy L. Hagenau
U.S. Bankruptcy Court Judge**

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE NORTHERN DISTRICT OF GEORGIA
ATLANTA DIVISION

IN RE:	§ CASE NO. 19-50561-WLH
	§
MILTON RUDOLPH BALLARD and	§
BELINDA LARAY BALLARD,	§
Debtor	§ CHAPTER 7
	§
U.S. BANK TRUST, N.A., AS	§
TRUSTEE FOR LSF10 MASTER	§
PARTICIPATION TRUST,	§
Movant	§ CONTESTED MATTER
	§
v.	§
	§
MILTON RUDOLPH BALLARD and	§
BELINDA LARAY BALLARD;	§
MARTHA A. MILLER, Trustee	§
Respondents	§

**ORDER GRANTING MOTION FOR RELIEF FROM STAY OF ACTION AGAINST
DEBTOR PURSUANT TO 11 U.S.C. § 362(a) AND WAIVER OF THIRTY DAY
REQUIREMENT PURSUANT TO 11 U.S.C. §362(e) FILED BY
U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF10 MASTER PARTICIPATION
TRUST**

On March 8, 2019, a Motion For Relief From Stay Of Action Against Debtor Pursuant To 11 U.S.C. §362(a) And Waiver Of Thirty Day Requirement Pursuant To 11 U.S.C. §362(e) (the

"Motion") was filed by U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF10 MASTER PARTICIPATION TRUST, (the "Movant") (Docket No. 17) in the above-referenced case regarding real property located at 1824 JOHN BROWN LANE, VIRGINIA BEACH, VIRGINIA 23464. Hearing before this Court was set for March 28, 2019. Movant contends that the Motion was properly served pursuant to the Federal and Local Rules of Bankruptcy Procedure. No opposition was presented by Debtor, Debtor's counsel or Trustee, accordingly, it is

ORDERED that the Motion For Relief From Stay Of Action Against Debtor Pursuant To 11 U.S.C. §362(a) And Waiver Of Thirty Day Requirement Pursuant To 11 U.S.C. §362(e) filed by the U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF10 MASTER PARTICIPATION TRUST on March 8, 2019, is hereby **GRANTED** so as to authorize the Movant to take any and all steps necessary to exercise any and all rights it may have in the property described, to wit:

ALL THAT certain lot, piece or parcel of land, together with the buildings and improvements thereon, situate, lying and being in the City of Virginia Beach, Virginia, being known, numbered and designated as Lot 33, as shown on that certain plat entitled "**SUBDIVISION PLAT OF ALEXANDRIA, SECTION 1C, KEMPSVILLE BOROUGH, VIRGINIA BEACH, VIRGINIA**" which said plat is duly recorded in the Clerk's Office of The Circuit Court of the City of Virginia Beach, Virginia in Deed Book 2729, at Page 330 through 334.

MORE COMMONLY KNOWN AS: 1824 JOHN BROWN LANE, VIRGINIA BEACH, VIRGINIA 23464

IT IS FURTHER ORDERED that all foreclosure sales proceeds which exceed Movant's lawful claim shall be remitted to the Trustee promptly.

IT IS FURTHER ORDERED that Relief from the Automatic Stay is granted, allowing Movant to proceed under applicable non-bankruptcy law to enforce its remedies to foreclose

upon (or to enter into a Deed in Lieu of Foreclosure) and obtain possession of the Property. And it is further

ORDERED this Order is immediately effective and it is not stayed by operation of law, notwithstanding the stay provisions of Fed. R. Bankr. P. 4001(a)(3).

END OF DOCUMENT

Prepared and submitted by:

BARRETT DAFFIN FRAPPIER
TURNER & ENGEL, LLP

BY: /s/ BRANDI R. LESESNE

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DISTRIBUTION LIST

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TRUSTEE:

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DEBTOR'S ATTORNEY:

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PARTIES IN INTEREST:

None

PARTIES REQUESTING NOTICE:

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